REAL ESTATE AT AUCTION.

Plans Handsome Apartment for Northeast Corner of 103d Street.

WILL BE 13 STORIES HIGH

Trust Co. Sells Old Vanderbilt Home at Madison Ave. and 57th Street.

Another of New York's big builders rations. He is Joseph Paterno, whose ame has figured prominently in contion with a number of big apartment projects in this city. Through arie & Calhoun, brokers, Mr. Paterno as just completed the assembling of a te 100.11x98, at the northeast corner of West End avenue and 103d street, on which he will start immediately the rection of a thirteen story apartment house containing suites of six, seven and eight rooms, with two and three baths. This project will be the most important of its kind undertaken on the opper West Side in a great many months.

the six three story and basement resi-derces at \$80 to \$88 West End avenue and 253 West 103d street. Mr. Paterno began the assembling of the site under the name of the 884 West End Avenue has just completed negotiations for the purchase of the other dwellings. The correr house was owned and occupied for a number of years by Thomas F. Smith, treasurer of Tammany Hall, who smin, treasurer of the 108d street house. No. 853 West End avenue was sold by Francis E. Silleck, 886 by Louise F. Cozzens and 888 by Lansing O.

When the new building is completed the Paterno holdings at this corner will represent a value of approximately \$1,500,000.

Another improvement either in the

rale of the former Cornelius Vanderbilt home at 25 East Fifty-seventh street, orthwest corner of Madison avenue, and the adjoining house at 23 East Fifty-seventh street, which was once the home of Edgar L. Marston. The seller was the Union Trust Corners which was the Union Trust Company, which accurred the properties about eight rears ago for the purpose of erecting a branch establishment on the site. The old Vanderbilt home was purchased in 1910 by Mrs. Margaret A. Howard through Pease & Elliman for \$300,000. Mrs. Howard, who is a dressmaker, insended to use this property for business purposes but for some reason changed. by Mrs. Margaret A. Howard through Pease & Elliman for \$300,000.

Mrs. Howard, who is a dressmaker, intended to use this property for business purposes but for some reason changed her plans and sold it to the Union Trust Company at the same price. Subsequently the trust company purchased the Marston house for \$150,000.

The combined properties occupy a plot 49x100.5 and are directly opposite the former home of Henry H. Rogers, and are in the vicinity of the Collis P. Mantington residence and the present home of Mrs. Cornelius Vanderbilt. The name of the new owner is not given.

BUSINESS LEASES.

Business LEASES.

Edward J. Hogan leased to Joseph Wittman, importer of Oriental rugs, the Wittman, importer of Oriental ru

DUANE ST. BUILDING SOLD.

The Charles F. Noyes Company and william H. English 44 to 46 Duane & Amato.

William H. English 44 to 46 Duane & Amato.

The property is assessed at \$56,000 and a Building, at the couthwest corner of the basis. Recently the Noyes com
Liberty and Washington Streets, to the cust basis. Recently the Noyes com
Liberty and Washington at an ascash basis. Recently the Noyes company sold to Mr. English 52 to 58 Duane street and 5 to 13 Elm street, the ten story structure formerly known as the story structure formerly known as the Jones Building." This latter property Mr. English took in the name of the Em-Duane Corporation. It is understood that the present purchase was made for investment and the property will be placed in the hands of the Noyes a floor in 153 West Forty-fourth street to Gabrielle Anderson and space at 60 to Gabrielle Anderson and space at 60 to Gabrielle Anderson street to Kuts & Abrahams.

vers filed yesterday, show that the new factory will be of reenforced concrete and brick and will cover a plot 500x80. The general contract has been awarded to the Fred T. Ley Company. H. Hecht of Chicago is the architect. The head-

Miller) the lots at the southeast cor-set of Grand Boulevard and Concourse and Weeks avenue. The property fronts to feet on the Concourse and 164 feet on Weeks avenue. Mr. Miller has alclass elevator agartment house To the Bedford Holding Company, the same brokers, Mr. Brown

through the same brokers. Mr. Brown through the same brokers. Mr. Brown the same brokers and occupies a plot 50x 190.

Other recent resales of unimproved first property by Mr. Brown include the plot of eleven lots 255 x100, on the same side of Davidson avenue, between 190 th attest and Fordham road; a plot of the class through to Grand avenue, between 190 th attest and Fordham road; a plot of the lots 125x200, on the west side of Davidson avenue, between 190 th attest and Fordham road; a plot of twenty-three lots on University avenue, between Fordham road and 180 th screet, and a plot of forty-four lots on both sides of 180th street, from University avenue to the Aqueduct. The purchaser was Samuel Friendenburg, who was represented by Max Miller, an autorney. The transaction was negoliated by McLean Bros.

LOWENFELD SELLS 2 HOUSES.

Grand Boulevard and Concourse, near 183d street, 50x100 each. The buildings rty four apartments renting for WEST 170TH STREET DEAL. William Goldstone has sold to an in-

restor 555 West 170th street, a six story slevator apartment house, on plot 75x120. t rents for \$21,000 and was held at 115,000. The purchaser was represented hoots J Gold as attorney. The broker was R. Livingston Stedman.

The New York Edison Company is the bayer of the tenements at 18 and 20 Cedarhurst, L. L. to Joseph Morrison, Norfolk street and 31 Hester street, Mrs. H. Goodman, Jack Miller, Mrs. Botheast corner of those thoroughfares, Sold recently by Leon L. Altmayer. It. Fish & Marvin sold for William D.

The Lewis H. May Company has sold for the Kalmia Realty Company, C. W. Cuthell president, to Joseph H. Schwartz the Hudsen Court and Fulton Court, two six story and store elevator apartments, covering the block front on the east side of Lenox avenue, between 112th and 114th streets. The houses occupy plots of 101x125 each.

The property was held at \$550,000 and shows an annual rental return of \$95,-000. John R. Donnelly of Kellogg, Emery & Cuthell represented the seller as ery & Cuthell represented the seller as attorney, and Messra Krakauer & Peters

OTHER SALES IN MANHATTAN.

WEST 121ST STREET—James H.
Cruikshank sold to Katri Wilska the
three story dwelling at 121 West 121st
street, 20x100. M. F. Mulvibili was
the broker.
WEST 11TH STREET—James H.
Cruikshank bought from Tobis Wolfson 141 West 117th street, a five
story double flat, 25x100. Harry
Sugarman was the broker.
EIGHTH AVENUE—The Dormond
Realty Company, Simon Myers president, rosold to an investor 2447 and
2449 Eighth avenue, two five story
four family flats, each 25x120, which
the sellers recently bought from the
Fyanklin Savings Bank.
EAST SIXTY-FIRST STREET—Joseph
F. Seitz sold for the Rainbow Lake
Club and Improvement Company 251
East Sixty-first street, a three story
dwelling, 19.5x100.
WEST 129TH STREET—Estelle Christie sold the three story dwelling, 18x
39.11, at 215 West 139th street to a
client of Nail & Parker.

OTHER SALES IN THE BRONX. WASHINGTON AVENUE-Frank L

WASHINGTON AVENUE—Frank L.
Partridge sold for Minnie Mandel to
a client of Jerome A. Kohn, attorney, the garage at 1204 Washington
avenue, 75x100, in a cash transaction.
The buyer is an investor. Gustave
Frey acted for the seller.
WEBSTER AVENUE—The Bond and
Mortgage Guarantee Company sold to
a client of Ernest T. Bower the two
story dwelling at the southeast corner of Webster avenue and 202d
street.

SEEDGWICK AVENUE—David L. Woodall, Jr., sold for Mrs. Delanoy, to a client for occupancy 1757 Sedswick avenue, a two story dwelling, 26x116. HOME STREET—Steinman & Stein-man sold for Henry Miller 1051 and 1053 Home street, a five story apart-ment house, 50x100, to a client for

ment nouse, solito, to a cheft for investment.

WHITLOCK AVENUE—Leitner, Brener & Starr sold for M. L. and C. Ernst \$55 Whitlock avenue, a three femily house, 25x100.

EAST 125TH STREET—Williamson &

Bryan sold the three story building s BUSINESS LEASES.

lowing properties of which they are managing agents: At 2085 Lexington avenue to Nathan Walaensky; at 508 East 117th street to Samuel Mitnitsky.

Lidvigh was the attorney for Mr. English and Judge Cornelius Doremus represented the sellers.

M. & L. Hees. Inc., sublet the fourteenth floor at 55 Fifth awenue to Ferdinand Gutmann & Co., publishers.

A six story factory building to cost in
the neighborhood of \$1,000,000 is to be
sected by H. W. Cotton, Inc., machinery
manufacturers, on the entire block front
on Fourteenth avenue between Thietysixth and Thirty-seventh streets, Brooklin. Plans for the structure, which
were filed yesterday, show that the new
factory will be of reenforced concrete

Douglas L. Elliman & Co., leased a

RESIDENTIAL LEASES.

to the Fred T. Ley Company. H. Hecht of Chicago is the architect. The head-charters of the Cotton company are 252 Broadway, Manhattan.

BROWN SELLS MORE LOTS.

Frederick Brown has disposed of more of the Bronx lots which he acquired recently. Through Leitner, Broner & Starr he sold to the 178d Butler & Baldwin leased the private house at 251 West Twenty-second street to William Van Dyck. BROOKLYN TRANSACTIONS.

Realty Trust fold for the Artee Realty Corporation, the one-family dwelling at 8003 Tenth avenue, to S. Dattner, who now occupies the premises; also for Alco Building Company, the one-family dwei-

ling at 2163 Sixty-sixth street, to Alexander K. Moses for occupancy.
Clinton Trading Corporation sold to
Concetta Minneed the one family dwelling

LOWENFELD SELLS 2 HOUSES.

The Issac Lowenfeld Realty Corporation has sold to a client of Kaplan & Blackner the two five story new law spartment houses at 2246 and 2250 Grand Boulevard and Corporation Boulevard and Corporation Services. OUT OF TOWN TRANSACTIONS.

George Howe sold at Fieldston, River-dale, for the Delafield estate, two lots to Dr. L. B. Buckley of this city, who will build a costly residence for his William K. Macdonald sold for the William K. Macdonald sold for the Frank Cotter Company, Inc., a plot on Club Drive improved with a modern stucco dwelling to Quentin Disher; also for the City Realty Company the plot at corner of Woodmere Boulevard and Raliroad avenue, improved with a commercial garage building, to Anna C. Richter.

will improve the site with an attractive local branch office and show rooms buildings.

The Edison Company also plans the erection of a transformer station at 421 and 423 East Sixth street, acquired last year.

LENCX AV. BLOCK FRONT SOLD.

The Lewis H. May Company has sold.

Kraft his house in course of construction at Bronxville. Terrace, Bronxville, to M. Truitt, Jr.; also sold four lots on Monterey avenue, Pelham Manor, to Witherbee Real Estate and Improvement Company a stucco residence on Pelhamdale avenue, Pelham Manor, to P. C. Zechraeus.

REAL ESTATE JOTTINGS. Butler & Baldwin were appointed agents for 172 Madison avenue, 465 West 165th street and 605-607 West 130th street.

The Harlem Property Owners Association will meet this evening in its new rooms at 67 West 125th street.

RESULTS AT AUCTION.

[AT 14 VENET STREET.]

By Bryan L. Kennelly.

219TH ST 305 E. n s. 75 c 2d av. 18.27

100.11. sty that, exrs sale; to Herman Hean for \$16.500; also

25TH ST, 601 E. a. 175 c Madleon av. 1527H ST, 411 E. 37 c Marth av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 411 E. 37 c Martha av. 1002

25TH ST, 52 sty frame dwig. exrs sale; to Enter to Morris Levine. 183 Orchard st. migs 145.02; also of Alexander Tofts, deceased. b John J. Totten for 44.009

25MNNNSSY Pl. c c. 18.13 n Burnside av. 60x85, vacant, vol sale; to A. M. Grenthal for 1000

25TH ST, 52 sty frame dwig. 2 sty 24 room dwig. By Bryan L. Kennelly.

By Henry Brady.

47TH 67T, 544 W. s. a, 250 s. 14th av. 55x 100.4, 5 sty tnt and strs—W F Meyers et al. agt Lena Gehringer et al. dus.

18TH 87T, 25 W. s. 415 s. Lenox av. 18TH 87T, 25 W. s. 415 s. Lenox av. 18TH 87T, 25 W. s. 415 s. Lenox av. 18T106.11, 2 sty and b nursery—F H Wood, admr. &c. agt W G Wood et al. dus. 212.2516.11, 12 sty and b nursery—F H Wood for \$6,750.

By Arrau C. Snerdan.

VANDEWATER ST. 42 and 44, 8 w cor

Poarl, 62 5x24 5x51.7x22 8, 2 sty tamt and

atrs—H S Oglivic agt J V Farley et al:

due, 515,671.69; tazes, \$1,491.59; to the

plaintiff for \$17,506.

By J. M. Mayers.

104TH ST. 25 E. s. a. 500 a 5th av. 25x

100.11, 6 sty flat and strs—E H Delafield.

comm. agt Sami Harris et al; due.

\$17,751,65; taxes, &c. \$594.50; to the

plaintiff for \$25,000.

TRANSACTIONS RECORDED.

and address of owner and attorney?)

(South of Fourteenth street.)

BROADWAY, w. s. 71.2 n Cortiandt st. runs n \$1.1020.8x-w18.4x s 10 and 15.5x e 99.6 to street x n 25.4 to beg—Crouch & Fitzgerald to 177 Broadway. Inc. \$5 Liberty st, ail itens, May 20; attys, Goldsmith, C. C. & A. 61 Bway. \$190 CHERRY ST. 216, n s. 71 lx187.7x28.7x 118.5 (forecles, May 12)—Timathy A. McCarthy, ref. to Kathleen G Turle. \$29 Park av, May 21; attys, Kelly & Blinn, 200 Bway.

55 Mangin st, mtg 888,000, May 20; atty, 100—Chas B Haskell to Jacob Denner, 88 Mangin st, 78.10x 100—Chas B Haskell to Jacob Denner, 88 Mangin st, mtg 888,000, May 20; atty, X 7 & M Co, 185 Bway.

ST LUMES PL, n s. 276.5 c Hudson st, 21.5x100—Henrietta Fraser to Alentaur Realty Co, 27 William st, all itens, May 15; attys. Harrison, E & B. 59 Wall st.

ST MARK'S PL, n s. 2356 c 1st av, 24x 28118. T MARK'S PL. n s. 23%6 e 1st av. 24x 88.11—Beatrice W Thompson to Jans W Day, 18 W 8th st. a. b and s. all liens, April 15; attys, Marsh & P. 81

due, \$12,226.16; (axes, &c., \$120; to Mary
L Wood for \$5,750.

By Joseph P. Day.

117TH ST. \$15 W. n. s. 107.11 w St.

Nicholas av, \$5325.2. 2 sty bk dwigdenity Chamberlaine agt H F A Dayls
et al; due, \$2,862.28; (axes, &c., \$105; to
the plaintiff for \$4,400.

By Samuel Marz.

47TH ST. \$42 W. s. 375 c. 11th av,
\$52100.4, \$ sty tamt and sireBY String St. 10 W. s. 10 Mary Mill.—Francis J Sullivan. ref, to
Lawyers Mig Oc. 59 Liberty at., \$11,000

TH ST. \$60-48 W. s. 502106.5—Rdw S

TH ST. \$60-48 W. s. 502106.5 W. s. 502106.5—Rdw S

TH ST. \$60-48 W. s. 502106.5 W. s. 50210 Clinch, exr, to David Cohen, 413 W 18th et. et al. as Joint tenants, mis \$11,509, May 16: atty. Title Guar & T Co. 176
Bway 16: atty. Title Guar & T Co. 176
Bway 16: atty. Title Guar & T Co. 176
Bway 16: atty. Title Guar & T Co. 176
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Bway 16: atty. Title Guar & T Co. 176
Bway 16: atty. Butchen, T & T Co. 187
Books to Derothy Gelden, 846 Clairmont Parkway, The Hronz, Q & all lens; atty. Elitus, V. G & P. 111 Bway. 187
Boll at ty. Talley. Butcher, T & T. 188
Bway 10: atty. Butcher, T & T. 188
Bw

| The content of the

\$2,500, May 19; atty, L. Rosenberg, 116
Nassau St
GRANT AV, w s. 209.3 n 165th st, 1002
100—Profitable Realty Co to Arthur S
Doying, 324 W 84th st, Oct 7, 1818;
attys, Morris & MoV. 27 Liberty st. ... \$1
GRANT AV, w s. 259.5 n 185th st, 50x
108—Profitable Resity Co to Arthur S
Doying, 324 W 84th st, Oct 7, 1918;
attys, Morris & MoV, 32 Liberty st. ... \$1
GRANT AV, w s. 209.5 n 185th st, 50x
100—Profitable Resity Co to Arthur S
Doying, 324 W 86th st, Oct 7, 1918;
attys, Morris & MoV, 32 Liberty st. ... \$1
GRANT AV, w s. 209.5 n 165th st, 50x
100.42104.4—Profitable Resity Co to
Arthur S Doying, 824 W 84th st, Oct 7,
1918; sttys, Morris & MoV, 32 Liberty
EAGLE AV, 838, s. 28.9x100x22.2x100—
Mary Elvers to John Favios, 888 Engle
av, mtg \$3,500, May 20; atty, Title Guar
& T Co, 176 Bway. ... \$100
LONGFELLOW AV, w s. 857.8 n 167th
st, w 100x n 10x n o 10.4x c 91.7 to av
x s. 25 to irreg—Johanna Vongshr to
Hami Bellin, 146 W 64th st, mig \$7,500,
May 20; atty, Title Guar & T Co, 176
Bway
20; atty, Title Guar & T Co, 176
Bway
1001.187 Barnes av, mtg \$4,000,
May 46; atty, Title Guar & T Co, 176
Bway 16; atty, Title Guar & T Co, 176
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Bway 16; atty, Title Guar & T Co, 176
Bway 16; atty, Title Guar & T Co, 176
Bway 16; atty, Title Guar & T Co, 176 Kleffmann, 1363 Clay av May 13; atty. T C Patterson, Jr. 529 Courtlandt av St. 520 Clay 10 Clay 10 Clay 10 Patterson I Louis Anna Leave, 51 Brory Av, n e. 155 w Olimstead av. 25% 105—Alfred J Taylor to Anna Leavy, 3046 3d av. and ano. mtg 54,000, May 11 attys. A & C E Hally, 2069 West-chesier av. 25% 100—SHERMAN Av. a cor 166th at. 38100—J V McKee, ref. to Arthur S Loying, 514 W 54th st. May 12; attys. Morris & McKee, ref. to Arthur S Loying, 514 W 54th st. May 12; attys. Morris & McKee, ref. to Arthur S Loying, 514 W 54th st. May 12; attys. same: 4 deeds. May 25 Liberty st. 55,000 SHERMAN Av. a collision—Same to same. May 12; attys. same: 4 deeds. \$12,000 SHERMAN Av. w s. 105.2 n. 155th st. 2 lots, each 15x100—Chas J Leelia, ref. to same, May 15; attys. same: 58,000 SHERMAN Av. w s. 105.2 n. 155th st. 2 lots, each 15x100—Same to same, May 14; attys. same: 2 deeds. 15,000 SHERMAN Av. w s. 105.2 n. 155th st. 2 lots, each 15x100—Same to same, May 14; attys. same: 3 deeds. 15,000 SHERMAN Av. w s. 155.7 n 165th st. 105.11 to 165th st x100—Same to same. May 14; attys. same to same. May 14; attys. same: 55.000

Manhattan.

2D AV, 1 to 5, and E Houston st, 112—
Davey Erecting Co, Inc. agt Patrick
Clendenen et al. owners; Stark & Shimel,
contrs.

510.077.80

52H ST, s., 1802 ft w of Park av, 17.3x
1005—Spray Electric Co. Inc. agt Rudolf
Denig, owner; Henry M Bennett, lesses
and contr.

5162.60

52L.55; pigs. \$10.50921; roughs, \$170.18.

6NOLINNATI, May 21.—Hogs.—Receipta,
contrs.

510.57-50

52TH ST, s., 1802 ft w of Park av, 17.3x
1005—Boray Electric Co. Inc. agt Rudolf
Denig, owner; Henry M Bennett, lesses
and contr.

5162.60

511.55; pigs. \$10.50921; roughs, \$170.18.

6000; steady. Packers and butchers, \$20.50

621.15; pigs and lights, \$14.670.

Cattle—Receipts, 700; steady. Calves

650.58-69-Receipts, 200; steady. Lambs

F Mahony to Elien Keating, \$15 Kingsbridge rd W, 10 yrs from Feb 1, 1913;
atiys. Thomas & F. 2 Rector st. \$1,150
atiys. Thomas & F. 2 Rector st. \$1,150
atirs. B Condit and and to to Lud Chung
line B Condit and and to to Lud Chung
Fo, 22 Feli st. 5% yrs from April 16.
1271, 5 yrs renew; atty. W K Glichrist,
170 Bway.

170 Bway.

1871 St. 48 and 50 W, part now coupled
by landlord; 14th st. 52 and 54 W, all
—Rob S Smith, hadlord, to R Smith
Co. 53 W 14th st. 1 yr from May 1.

1871 St. 48 and 50 W, all Break Seed
Co. 53 W 14th st. 1 yr from May 1.

1871 St. 51 and 0 W, all Break Seed
Co to same, 1 yr from May 1. 1913; atty,
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Co to same, 1 yr from May 1. 1915; atty
same
Co to same, 1 yr from May 1. 1915; atty

REAL ESTATE AT AUCTION.

Circulturing in the contraction of the contraction

WESTCHESTER REAL ESTATE.

Cut this out as a binder for subsequent

advertisements. It will be an interesting

one of the Largest Savings Banks in New York City is Adver-tising the Following:-

The Housing Question Is a Serious One To-Day

LET US HELP YOU TO BUILD YOUR OWN HOME AT SCARSDALE

**EDGEMONT SECTION** The Finest Suburb Near New York. fere is an opportunity of buying the finest building plot; electricity, water, sowers, near schools, right at the sta-tion, 40 minutes to New York City.

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New York. Permanent water rights, \$3,150.
Only one hour and fifty minutes from
New York.
If you are looking for a bungalow where
you can have all conveniences this is the
place; easy terms. Mahopac Point Corp., 1 Madison Ave.

in a few minutes walk of the sta-tion and forty minutes of New York. SYLVESTER FROHOCK, 1 Madison ave., N.Y.C. Tel. 2577 Gramerey

MANAGEMENT OF ESTATES